



3 Little Melton Road, Hethersett

Norwich



Minors & Brady

3 Little Melton Road

Hethersett, Norwich

A charming family chalet home set within the increasingly popular village of Hethersett, offering a comfortable layout and generous outdoor space. Inside, you will find a welcoming entrance hall leading to a bright and spacious sitting room featuring a log burner and patio doors opening to the rear garden. The ground floor also includes a versatile study that can serve as an additional bedroom, along with a conveniently located family bathroom. A fitted kitchen with wooden-style units overlooks the garden, providing a pleasant setting for everyday cooking. Upstairs, two bedrooms are arranged within the chalet-style roofline, creating a practical and well-balanced layout. Outside, the property benefits from a driveway and garage to the front, while the rear garden offers a generous patio area alongside a well-maintained lawn and established planting.

- Chalet-style home in the popular village of Hethersett
- Attractive kerb appeal with low-level wall and front lawn with shrubs and flowers
- Private driveway providing off-road parking and access to garage
- Spacious sitting room with log burner and wooden mantelpiece
- Patio doors opening from the sitting room to the rear garden
- Versatile ground floor study which can be used as an additional bedroom
- Ground floor family bathroom
- Fitted kitchen with wooden-style units overlooking the garden
- Two bedrooms arranged on the upper floor within the chalet-style roofline
- Generous rear garden with patio seating area, lawn, shrubs and enclosed boundaries





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The Location

Situated on Little Melton Road, this home enjoys a position within one of Norfolk's most well-regarded villages, offering the perfect balance of community spirit and modern convenience.

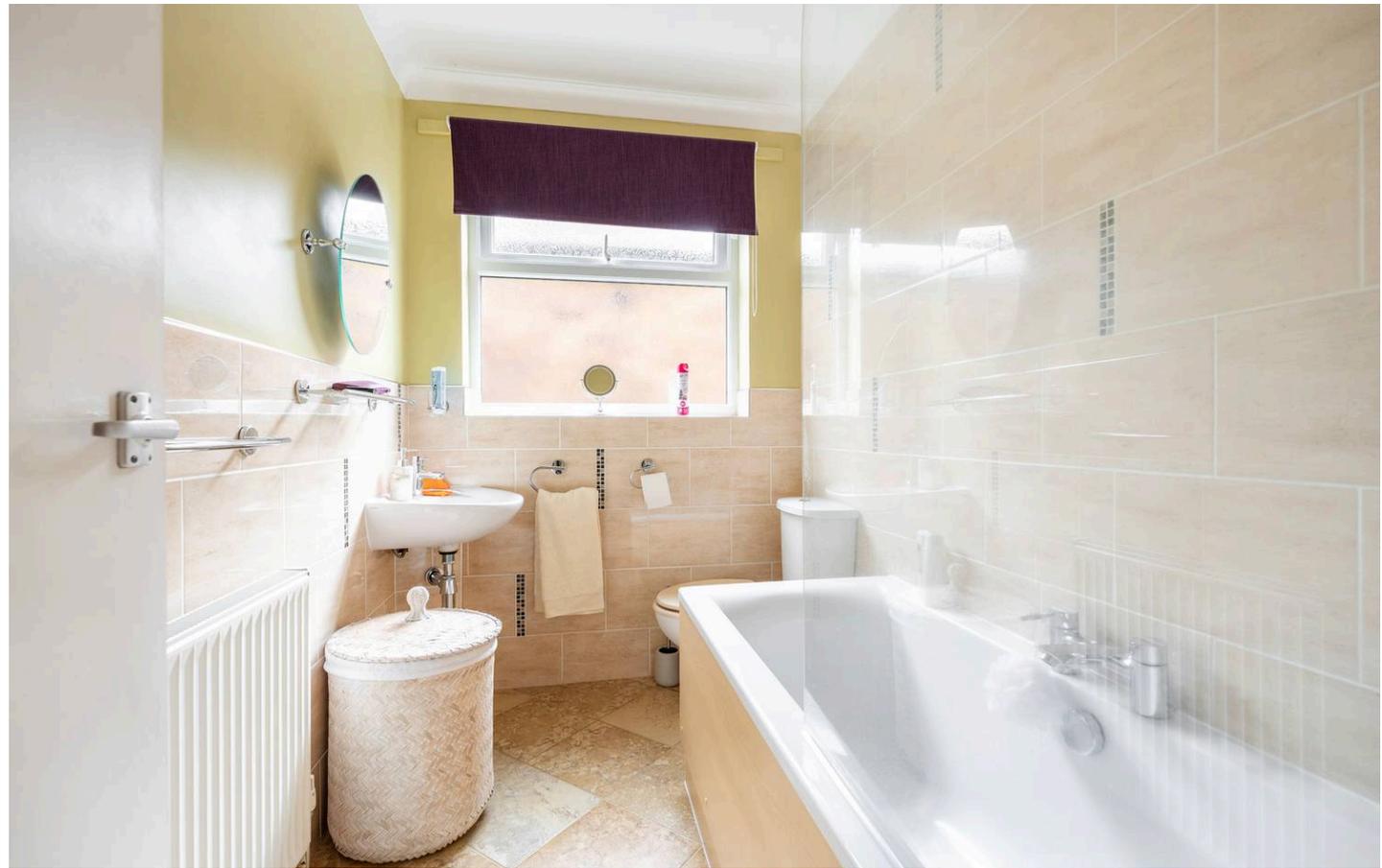
Everyday essentials are close at hand, with a Tesco, Co-op and Boots all within easy reach. From the property you can walk to the Co-op for daily shopping and enjoy a relaxed breakfast or light lunch at Esquires Café, a popular local spot for coffee and casual dining.

The village itself is well served with amenities, including two welcoming pubs and a social club at the heart of the community. The Kings Head provides a warm, traditional setting for dinner or drinks, while Esquires Café has become a go-to destination for breakfast, lunch, or meeting friends over coffee.

For those who appreciate locally sourced produce, the nearby farm shop is a real treasure. Its bakery turns out irresistible, even viral, sweet treats and now offers beautiful fresh flowers too, while the on-site butchery provides quality cuts. The village is also home to well-regarded schools, including Hethersett Academy, and an active village hall hosting a range of events throughout the year.

Just a short distance away lies a park with a large recreation field, ideal for everything from morning dog walks to children's football matches.

A few minutes away in the nearby market town of Wymondham, you'll find further amenities including Waitrose and Lidl, complementing the already excellent local shopping options.



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Positioned on a popular road in the highly regarded village of Hethersett, this chalet-style home offers immediate kerb appeal. A low-level wall frames the front boundary, enclosing a neatly maintained lawn where mature shrubs and seasonal flowers rise above the brickwork, adding colour to the approach.

A private driveway provides off-road parking and leads to the garage, creating a practical and welcoming frontage.

Stepping inside, the entrance hall provides access to the main ground floor rooms. Just off the hallway is a versatile study which could equally serve as a ground floor bedroom, offering flexibility for home working, guests or multi-generational living.

The main sitting room is a generously sized and inviting space, filled with natural light from a window to the front and patio doors that open out to the rear garden. At the heart of the room sits a log burner with a wooden mantelpiece above, creating a warm focal point that enhances the cosy atmosphere.

The décor is presented in neutral tones, making the space easy to personalise while maintaining a bright and comfortable feel.



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Also on the ground floor is a family bathroom, conveniently positioned to serve both the main living areas and the additional ground floor room.

The kitchen overlooks the rear garden and is fitted with a range of wooden-style units that provide ample storage and workspace. Its outlook across the garden brings in plenty of natural light and offers a pleasant setting for everyday cooking and meal preparation.

Upstairs, the property offers two bedrooms arranged within the chalet-style roofline. These rooms provide comfortable accommodation and make good use of the available space, creating a practical layout suited to a range of buyers.

To the rear, the garden is a particularly appealing feature of the home. The plot offers a generous amount of patio space, ideal for outdoor seating, entertaining, or enjoying warmer days. Beyond the patio lies a well-maintained lawn bordered by established shrubbery, while fencing and mature hedges create a sense of privacy and enclosure.

Altogether, this home offers a well-balanced combination of character, practicality and outdoor space in a sought-after village setting. With everyday amenities, schools and transport links within easy reach, it presents itself as a wonderful family home with everything close at hand.

Agents Note

This property will be sold freehold and connected to mains water, electricity, gas and drainage.



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Total area: approx. 961.0 sq. feet

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.

Dreaming of this home? Let's make it a *reality*.



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Branch Manager



Meet *Rosie*
Senior Sales Progressor



Meet *Tristan*
Senior Property Lister

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